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October 15, 2021

VIA HAND DELIVERY

Bridgewater Township Planning Board
100 Commons Way
Bridgewater, NJ 08807

**Re: Application for Subdivision Concept Review
Property: 21 Vones Lane
Block 1, Lot 11 (Raritan Borough); Block 164, Lot 4 (Bridgewater Township)
Applicant: Jonathan Baczewski**

Dear Members of the Bridgewater Planning Board:

This firm represents the Applicant in connection with the referenced application for conceptual review of the proposed subdivision of the Property. This letter provides additional detail and context behind the Applicant's application for conceptual review. As detailed on the enclosed subdivision plans, the Property consists of two (2) lots under common use and ownership that are separated by the boundary line between Raritan Borough and Bridgewater Township.

In 2017, the Applicant obtained resolutions from both Raritan and Bridgewater pursuant to which both municipalities agreed that Block 164, Lot 4 (the Bridgewater Lot) would be governed by Raritan Borough pursuant to 40:55D-77, among other statutes. Copies of those resolutions are enclosed. Accordingly, the Applicant intends to apply to the Raritan Land Use Board for the proposed subdivision of the Property. However, in light of the unique location of the Property, the proposed new home and lot will be accessed by an existing right-of-way situated in Bridgewater Township, namely, Edgewater Terrace. Enclosed with the application for concept review is title work depicting the existing right of way from Edgewater Terrace to the rear of the Property.

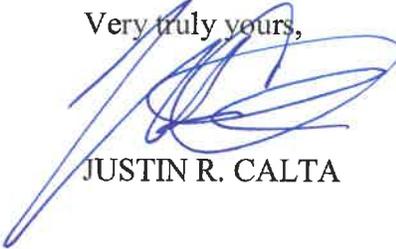
The Applicant is proposing additional improvements to the Edgewater Terrace right-of-way, consisting primarily of paving and utility connections. Prior to applying to the Raritan Land Use Board for subdivision approval, the Applicant is submitting this application to the Bridgewater Planning Board for its conceptual review of the proposed improvements to the Edgewater Terrace right-of-way and subdivision.

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The Applicant and its professional engineer and planner look forward to discussing these proposed improvements with the Board, and welcome any discussions, questions, and comments in that regard. Please do not hesitate to contact me should you have any questions.

Very truly yours,

A handwritten signature in blue ink, appearing to read 'Justin R. Calta', is written over the typed name. The signature is stylized and somewhat abstract.

JUSTIN R. CALTA

JRC/sp

cc: Client (via email)
Development Team (via email)
Nino A. Coviello (via email)